

**NORTH SMITHFIELD
SCHOOL BOARD COMMITTEE**

September 6, 2007

KENDALL DEAN

5:30 p.m.

BOARD MINUTES

Present: David Chamberland, Paul Vadenais, Jane Biron, Stephen Lindberg, John Perry, and Paul Nordstrom. Scott Majeau was absent.

Others Present: Ron Fagnoli, Charles Roberts, David DeQuattro, Kathryn Beretta Mancini, and Gary Ezovski.

This meeting was called to order at 5:38 p.m. Following roll call by Jane Biron the minutes of the August 2, 2007, meeting was reviewed. Motion to approve the minutes was made by Paul Nordstrom and seconded by John Perry. The committee unanimously approved the motion.

Requisition for Payment #13 submitted by Gilbane for Construction Management services in the amount of \$2,086,802.40 for the period through August 31, 2007 was reviewed. Motion to approve payment of this invoice was made by David Chamberland and seconded by

Edward Yazbak. The committee unanimously approved this motion with Mr. Lindberg abstaining.

Requisition for payment #2 submitted by Gilbane for additional site related work for the field renovations and security systems in the amount of \$99,759.75 for the period through August 31, 2007 was reviewed. Motion to approve payment of this invoice was made by David Chamberland and seconded by Edward Yazbak. Mr. Yazbak asked if the Finance Director needed to be notified of this motion. Mr. Vadenais was already aware of this requisition and the Town Council was also. The committee unanimously approved this motion with Mr. Lindberg abstaining.

An invoice submitted from Joseph J. Reale, Jr. in the amount of \$1,250.33 for services rendered for the period through July 31, 2007, was reviewed. Motion to approve the payment of this invoice was made by Edward Yazbak and seconded by David Chamberland. Mr. Yazbak inquired if the previous invoice for Mr. Reale was paid since a previous balance appeared on this statement. Mr. Vadenais felt it was paid. The committee unanimously approved the motion with Mr. Lindberg abstaining.

An invoice submitted from Briggs Engineering & Testing in the amount of \$6,940.25 was submitted for review. Mr. Yazbak asked if this bill coincides with the logs kept on the job site. The invoices are reviewed by Gilbane and Mr. Roberts does check these invoices

personally. The committee unanimously approved the motion with Mr. Lindberg abstaining.

Old Business

Neighbor's Well - Charles Roberts stated a bid from A. & J Well Company for work on the neighbor's existing well to abandon and cap it in the amount of \$1,300. A new well will be drilled and equipment installed at a cost of \$8,860. Mr. Chamberland asked if this bid was in line with the amount paid for the new middle school project. Mr. David DeQuattro said it was. Jane Biron asked why there was only one bid for this work. Mr. Yazbak explained that three bids were solicited and only one bid was received. He also felt that Town Council approval was needed for payment of this work. Charles Roberts explained that the neighbor's well will go in first and then the middle school's well will be placed online. Mr. Vadenais emphasized the new well (Middle School) must be on line soon.

Basketball Court Fence – The committee is waiting to hear from Hoops regarding the change from a galvanized fence to vinyl. Mr. Lindberg and Mr. Vadenais met with the members of Hoops regarding the option of keeping control of the courts with the present contract or turning the responsibility over to the Town. Mr. Lindberg felt it was a good meeting and the outcome might be Hoops donating the courts

to the Town. They would like to see a concession stand to be utilized by all other sports, i.e. soccer, football, basketball etc.

New Business

Mr. Charles Roberts - Construction Schedule Update

Construction progress photos of the site were reviewed. Mr. Lindberg asked for more pictures and Mr. Roberts agreed to burn them on a CD for the School Department.

A 30-day schedule summary was given by Mr. Roberts:

Sitework – A new leach field is being constructed in the baseball field. The softball field was prepared. Loam and seed will be done next week and will include $\frac{3}{4}$ of the embankment near the basketball court. An old electric line will not be used in the future since it had broken areas and was dead. Bleachers at the football field will be relocated to the visitors' side and the home side will get new bleachers. Mr. John Perry asked if the tower would remain and Mr. Roberts said it was in such bad shape it could not be reused.

Concrete – The south portion of the slab will be poured shortly. All utilities will be in by December.

Masonry – Installation of the brick veneer along the south elevation will be completed.

Structural Steel – The south side will be done by next week and they will then start on the north side.

Miscellaneous Metals – This company is in Burrillville and installation of rails can be done quickly since deliver will be fast.

All other utilities will start shortly.

Security Systems – Work done at North Smithfield Elementary School has been completed. The high school's security system is active with motion detectors, but a new server was added for this work so installation is not finished as yet.

Cash Flow Report – This report will be e-mailed to Jill Gemma, Finance Director in the morning.

Cost Loading Report – This was checked by a Quality Construction Report. An independent survey was done by the contractors.

Structural Inspection – Briggs Engineering checks all structural column anchor bolts and structural steel. If any discrepancies were found they were corrected immediately.

Owner's Contingency Analysis – Change request #71 – remove ledge, trench rock and unsuitable soil material in the high school driveway. This material needed to be removed but was not contaminated. Material was used in landscaping. Total amount \$46,438.

Both the football field and the baseball field do not need deep drainage and problems in these areas are not anticipated.

Verizon will relocate the telephone poles in the high school driveway at a cost of \$9,490. These poles have copper and fiber optic cables and were originally estimated at \$37,000 to remove.

Upon testing the high school's main electrical switchboard it was found not to be in good shape. There are 24 breakers and one main breaker in this panel. There were no spare breakers in working order.

After evaluation with Wayne J. Griffin, electrical contractor, this electrical board will be tested on a Saturday so as not to disrupt school when classes are in session. A report will be issued with recommendations on the high school's main power board.

Paul Nordstrom inquired as to what would happen if the electricity doesn't go back on. Mr. Charles Roberts stated the test should be done in a way that would prevent such an occurrence, but still show its status. Mr. Lindberg inquired if with the results of the American Electrical Testing should the school department own the cost of repairs. Mr. Chamberland felt the board should wait until the electrical emergency report is out and then the board can determine the responsibility at that time. Mr. Lindberg asked if this test could be done on other schools. Mr. Nordstrom felt too much testing might create more problems. Mr. Edward Yazbak stated that the high school is listed as an Emergency Federal Shelter and possible grants might be available to do this repair work if needed. According to Mr. Roberts it will take at least four hours to do the electrical test.

At this time the water tank bunker and the high school parking lights need to be tied in.

Design Builders Construction Analysis includes 6 items at a cost of \$65,241. Reference item # 6, Vinyl Quartz Tile Flooring and #7a Vinyl Quartz Tile flooring in corridors needs approval.

#7 Gym Air Conditioning Alternate Discussion - Ron Fagnoli stated there will be a slight premium if the unit is installed at a later time. There is one additional coating coil in the air handler.

#8 GMP amendments - The document fixes the adaptation and execution of the Contract. Mr. Vadenais stated that he, Mr. Chamberland, Mr. Reale, Mr. Fagnoli met to get additional funds earlier, which is done through this document. The contract states the design building adhere to the cost through this GMP amendment.

Interior Finishes Presentation – Kathryn Mancini, Interior Designer, presented and described the interior colors of the middle school which include green, beige and terra cotta. Also, in the presentation was a sample of the partitions for the restrooms. Mr. Chamberland had concerns about metal partitions as to their maintenance and upkeep. He asked Gilbane for a price on a replacement for metal partitions.

The cafeteria shades will be motorized due to the fact that the

windows are so high. The shades will be of commercial quality.

Before voting on the Change approvals of Owner Contingency and Design/Builder Contingency Jane Biron asked Mr. Roberts what our financial exposure is to the board regarding the main switchboard in the high school. He stated that beyond testing it is the School Committee's responsibility. Mr. Lindberg wanted to know the date of testing, but it has not been set. Mr. Nordstrom stated that this needs coordination with National Grid. It might be done in two weeks on a Saturday.

Motion to approve out of the Owner's Contingency payment of #71 in the amount of \$46,438 which was for removal of ledge and rock out of the high school parking lot and the relocation of the pole by Verizon in the amount of \$9,490 was made by David Chamberland and seconded by Edward Yazbak. The committee unanimously approved the motion. Mr. Lindberg abstained.

Motion to approve for payment out of the Design/Builder's Contingency items as listed in the total amount of \$3,849 was made by Edward Yazbak and seconded by David Chamberland. The committee unanimously approved the motion. Mr. Lindberg abstained.

Regarding the vinyl quartz flooring David Chamberland felt the board was not in a position to spend this additional cost. Mr. Chamberland

has received a recommendation from Mr. Eddie Ruggieri that it was not necessary to increase the cost by installing this grade of flooring.

Motion was made to reject #6 and #7a by Edward Yazbak and seconded by David Chamberland. A discussion followed regarding the quality of both floors, quartz vinyl vs. vct. Also, discussed was how to maintain the floors. The committee unanimously approved the motion.

At this time David Chamberland requested that a decision on the gymnasium floor be made sometime in March. Two months before then a visit to Cumberland and Burrillville to view their wood floors could be made.

Motion to approve the Guaranteed Maximum Price amendment was made by Edward Yazbak and seconded by Paul Nordstrom. Mr. Paul Vadenais will provide the Town Council with a cover letter and the actual language of the GMP. He, also, requested Mr. Ron Fagnoli to attend the School Committee meeting. The committee unanimously approved the motion.

Motion to approve the drilling of a new well and capping the existing well for the neighbor at a cost of \$12,812 was made by Mr. David Chamberland and seconded by Edward Yazbak. It was again stated that three bids were solicited and only one bid was received. The committee unanimously approved the motion.

Motion to approve all interior finishes except for the toilet and shower partitions was made by David Chamberland and seconded by Edward Yazbak. The committee unanimously approved the motion. Kathryn Mancini will return for next month's meeting.

Open Forum

Mr. Paul Vadenais brought to the board's attention the fact that the high school's new parking lot is still in need of better signage and arrows to direct traffic. Mr. Roberts indicated that this is being worked on and the spaces will be numbered.

Mr. Roberts showed the board a copy of New England Construction Magazine which can be accessed on www.ACPPUBS.com. One of the articles featured the new middle school project and how the state of the art in drainage was installed. It also included pictures of the construction site.

Mr. Stephen Lindberg mentioned the completion of the third edition of the informational newsletter and asked permission to distribute it.

A brief discussion regarding the signing of the beams by students in grade 7, who will be the middle school's first graduation class, took place. A date has not yet been set.

Mr. David Chamberland asked when a logo in the center of the football field could be installed. Mr. Roberts stated that could be done at any time. The cost would be around \$10,000. If the logo was order now it would not ready until mid October.

The next meeting will be on October 4, 2007.

Mr. David Chamberland motioned to adjourn at 7:18 p.m.